

EUCALYPTUS GROVE HOA
STATEMENT OF FINANCIAL POSITION
As of February 28, 2025

	<u>Feb 28, 25</u>
ASSETS	
Current Assets	
Checking/Savings	
1000 · OPERATING	190,756.36
1100 · RESERVE MM ACCOUNTS	876,335.85
Total Checking/Savings	1,067,092.21
Accounts Receivable	
1300 · DUE FROM UNIT OWNERS	84,771.86
Total Accounts Receivable	84,771.86
Other Current Assets	
1400 · US TREASURY - T-BILLS	1,985,719.91
1500 · PREPAID EXPENSES	63,996.41
Total Other Current Assets	2,049,716.32
Total Current Assets	3,201,580.39
TOTAL ASSETS	<u>3,201,580.39</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · ACCOUNTS PAYABLE	22,791.93
Total Accounts Payable	22,791.93
Other Current Liabilities	
2100 · PREPAID ASSESSMENTS	26,249.59
2200 · ACCRUED INCOME TAX	5,000.00
2250 · ACCRUED 2024 INCOME TAX	6,500.00
Total Other Current Liabilities	37,749.59
Total Current Liabilities	60,541.52
Total Liabilities	60,541.52
Equity	
3000 · RETAINED EARNINGS	3,012,414.58
Net Income	128,624.29
Total Equity	3,141,038.87
TOTAL LIABILITIES & EQUITY	<u>3,201,580.39</u>

03/09/25

Accrual Basis

EUCALYPTUS GROVE HOA
STATEMENT OF REVENUES & EXPENSES
February 2025

	Feb 25	Budget	% of Budget	Jan - Feb 25	YTD Budget	% of Budget	Annual Budget
Ordinary Income/Expense							
Income							
4100 · REGULAR ASSESSMENTS	110,980.00	110,980.00	100.0%	221,960.00	221,960.00	100.0%	1,331,760.00
4200 · INTEREST INCOME	14,200.91	9,166.67	154.9%	24,855.14	18,333.34	135.6%	110,000.00
4400 · OTHER INCOME	25.00			237.55			
Total Income	125,205.91	120,146.67	104.2%	247,052.69	240,293.34	102.8%	1,441,760.00
Gross Profit	125,205.91	120,146.67	104.2%	247,052.69	240,293.34	102.8%	1,441,760.00
Expense							
5100 · INSURANCE	17,083.83	17,151.80	99.6%	34,173.66	34,303.60	99.6%	250,000.00
5200 · LANDSCAPING	10,949.31	17,996.00	60.8%	19,173.73	32,142.00	59.7%	173,602.00
5300 · PEST CONTROL	920.00	1,050.00	87.6%	1,379.17	1,650.00	83.6%	7,650.00
5400 · REPAIRS & MAINTENANCE	9,561.92	13,815.00	69.2%	14,975.24	21,580.00	69.4%	74,820.00
5500 · MANAGEMENT FEES	3,500.00	3,500.00	100.0%	8,750.00	8,750.00	100.0%	43,750.00
5600 · UTILITIES	11,777.82	12,606.50	93.4%	23,254.64	25,213.00	92.2%	151,278.00
5700 · CLEANING & JANITORIAL	0.00	1,680.00	0.0%	1,534.06	3,360.00	45.7%	20,160.00
5800 · POOL EXPENSE	2,071.27	3,300.00	62.8%	5,696.91	6,600.00	86.3%	39,600.00
5900 · GENERAL & ADMINISTRATIVE	387.68	2,600.00	14.9%	2,182.61	5,680.00	38.4%	32,780.00
5940 · INCOME TAX	2,500.00	2,500.00	100.0%	5,000.00	5,000.00	100.0%	30,000.00
5945 · TRANSFERS	51,510.00	51,510.00	100.0%	103,020.00	103,020.00	100.0%	618,120.00
Total Expense	110,261.83	127,709.30	86.3%	219,140.02	247,298.60	88.6%	1,441,760.00
Net Ordinary Income	14,944.08	(7,562.63)	(197.6)%	27,912.67	(7,005.26)	(398.5)%	0.00
Other Income/Expense							
Other Income							
6000 · RESERVE TRANSFER FROM OPERATING	51,510.00	51,510.00	100.0%	103,020.00	103,020.00	100.0%	618,120.00
Total Other Income	51,510.00	51,510.00	100.0%	103,020.00	103,020.00	100.0%	618,120.00
Other Expense							
7000 · RESERVE EXPENDITURES	0.00	0.00	0.0%	2,308.38	0.00	100.0%	1,576,000.00
Total Other Expense	0.00	0.00	0.0%	2,308.38	0.00	100.0%	1,576,000.00
Net Other Income	51,510.00	51,510.00	100.0%	100,711.62	103,020.00	97.8%	(957,880.00)
Net Income	66,454.08	43,947.37	151.2%	128,624.29	96,014.74	134.0%	(957,880.00)